

PROPERTY LOCATION

No	Alt No	Direction/Street/City
118	-120	VARNUM ST, ARLINGTON

OWNERSHIP

Owner 1:	ROOF KATHERINE O			
Owner 2:	BUTLER ERIC E			
Owner 3:				
Street 1:	118 VARNUM ST #2			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02474		Type:	

PREVIOUS OWNER

Owner 1:	ROOF CHRISTOPHER J & KATHERINE -		
Owner 2:	-		
Street 1:	465 CONCORD AVE		
Twn/City:	CAMBRIDGE		
St/Prov:	MA	Cntry	
Postal:			

NARRATIVE DESCRIPTION

This parcel contains .125 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1926, having primarily Vinyl Exterior and 3945 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 1 Half Bath, 10 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.12532	Total SF/SM:	5459	Parcel LUC:	104	Two Family	Prime NB Desc	ARLINGTON	Total:	467,015	Spl Credit	Total:	467,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	5459.000	583,300	2,000	467,000	1,052,300
Total Card	0.125	583,300	2,000	467,000	1,052,300
Total Parcel	0.125	583,300	2,000	467,000	1,052,300
Source: Market Adj Cost		Total Value per SQ unit /Card:		266.74	/Parcel: 266.74

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	583,300	2000	5,459.	467,000	1,052,300		Year end	12/23/2021
2021	104	FV	556,100	2000	5,459.	467,000	1,025,100		Year End Roll	12/10/2020
2020	104	FV	556,200	2000	5,459.	467,000	1,025,200	1,025,200	Year End Roll	12/18/2019
2019	104	FV	421,300	2100	5,459.	496,200	919,600	919,600	Year End Roll	1/3/2019
2018	104	FV	421,300	2100	5,459.	361,900	785,300	785,300	Year End Roll	12/20/2017
2017	104	FV	394,400	2100	5,459.	315,200	711,700	711,700	Year End Roll	1/3/2017
2016	104	FV	363,500	2100	5,459.	268,500	634,100	634,100	Year End	1/4/2016
2015	104	FV	297,100	2200	5,459.	262,700	562,000	562,000	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
9/22/2021	Mail Update	MM	Mary M
7/18/2016	Measured	DGM	D Mann
7/18/2016	Left Notice	DGM	D Mann
7/18/2016	Permit Visit	DGM	D Mann
5/19/2015	Permit Insp	PC	PHIL C
4/21/2009	Meas/Inspect	163	PATRIOT
3/24/2000	Inspected	270	PATRIOT
9/20/1999	Mailer Sent		
9/20/1999	Measured	264	PATRIOT

Sign: _____ VERIFICATION OF VISIT NOT DATA _____ / ____ / ____

	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
015						467,000	

467,015	Spl Credit		Total:	467,000
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2023

AssessPro Patriot Properties, Inc